When recorded mail to:

City ◆rk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

231527

FREE RECORDING
This instrument is for the benefit
of the City of Riverside and is
entitled to be recorded without
fee. (Government Code 6103)

FOR RECORDER'S OFFICE USE ONLY

Project:

9175

GRANT DEED

W. A. LEEPER AND DOROTHY LEEPER. HUSBAND AND WIFE

Grantor S,

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

do___ hereby grant to the CITY OF RIVERSIDE, a Municipal Corporation,

the real property in the City of Riverside, County of Riverside, State of

California, described as follows:

All that portion of Lot 2 as shown per "Map of Subdivision of Portion of Blocks 'C' and 'D' Arlington Heights, City of Riverside" as shown per map on file in Book 5, Page 133 of Maps, Records of Riverside County, more particularly described as follows:

Beginning at the intersection of the northeasterly line of Jackson Street, 60 feet wide, and the southeasterly line of the Gage Canal Right of Way as said intersection is shown per said map, said point being on the arc of a curve of 580.23 feet radius, concave to the southeast, from which point the radius point bears S 32°14'48" E.

Thence northeasterly along the arc of said curve through a central angle of 0°17'47" for a distance of 3.00 feet to a point thereon.

Thence leaving the arc of said curve, S 34°14'00" E, parallel with the southeasterly line of said Jackson Street, 640.57 feet to a point, said point being the beginning of a tangent curve to the left, the radius of which is 167.00 feet.
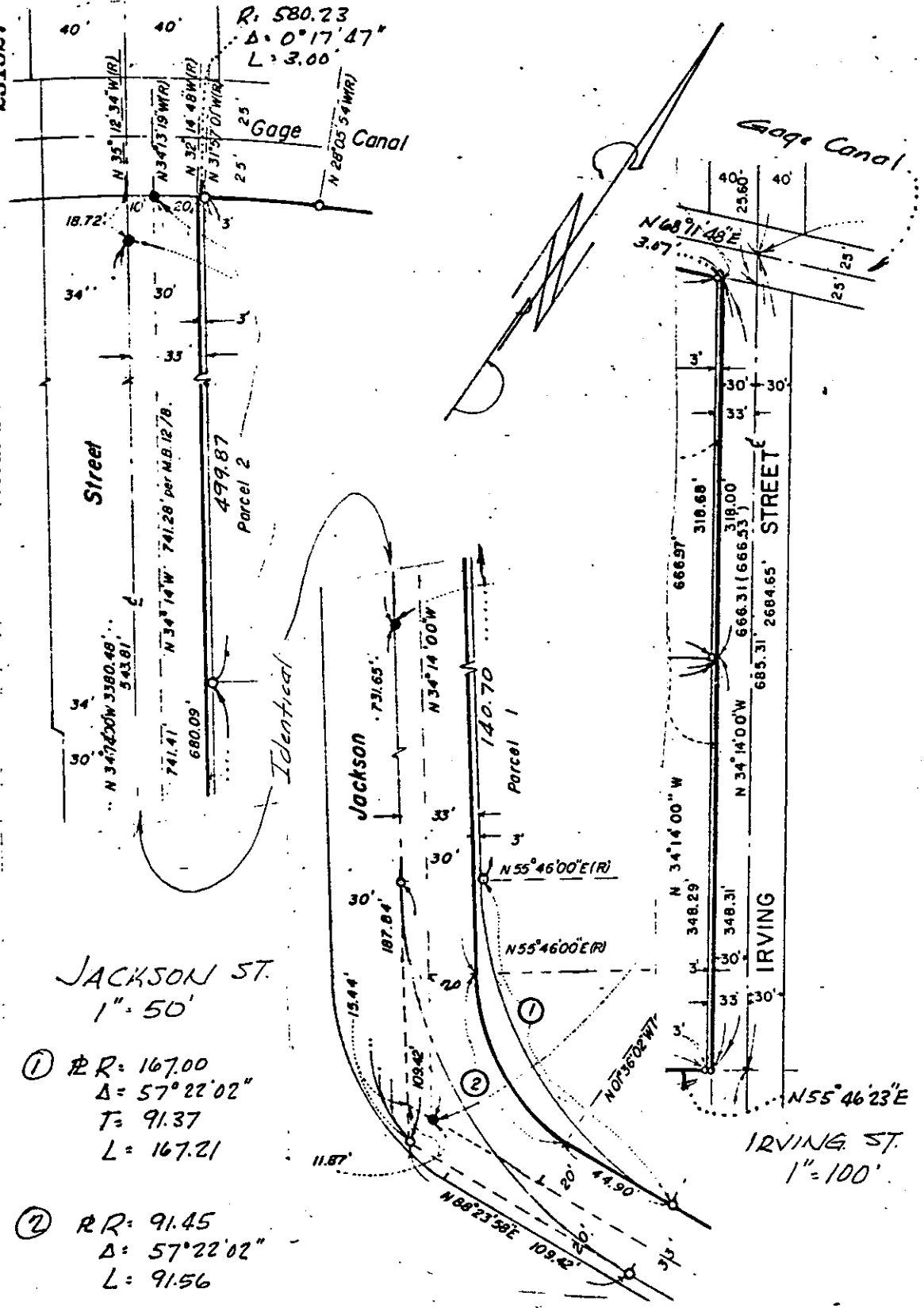
Thence southerly and easterly along the arc of said curve through a central angle of 57°22'02" for a distance of 167.21 feet to the end thereof, said point being on the northerly line of Jackson Street, 40 feet wide, as shown per said map.

Thence S 88°23'58" W, tangent with the last described curve 44.90 feet to the beginning of a tangent curve to the right, the radius of which is 91.45 feet.

Thence northwesterly along the arc of said curve through a central angle of 57°22'02" a distance of 91.56 feet to the end, thereof.

Thence N 34°14'00" W along the northeasterly line of said Jackson Street, 680.09 feet to the Point of Beginning.

JACKSON ST.
1" = 50'

① R = 167.00
   Δ = 57°22'02"
   T = 91.37
   L = 167.21

② R = 91.45
   Δ = 57°22'02"
   L = 91.56

IRVING ST.
1" = 100'

R = 580.23
Δ = 0°17'47"
L = 3.00

CITY OF RIVERSIDE , CALIFORNIA

THIS PLAT IS SOLEY AN AID IN LOCATING THE PARCELS DESCRIBED IN THE ATTACHED DOCUMENT. IT IS NOT A PART OF THE WRITTEN DESCRIPTION THEREIN.	SHEET 1 OF 1	
SCALE: Noted	DRAWN BY T.I. DATE 5/5/77	SUBJECT P.M. 10265

9175